

Texas Veterans Home Loan and Home Improvement Programs

Certification of Eligibility Application



George P. Bush, Chairman

For assistance, please contact the Texas Veterans Land Board
Toll free at 1-800-252-VETS (8387)

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Texas Veterans Land Board ♦ George P. Bush, Chairman
Stephen F. Austin Building ♦ 1700 North Congress Avenue ♦ Austin, Texas 78701-1496
P.O. Box 12873 ♦ Austin, Texas 78711-2873
512.463.5060 ♦ 800.252.VETS
texasveterans.com

ATTENTION



Loan Applicants, Sellers, and Contractors

- Section 403.055 of the Government Code and Section 231.006-7 of the Family Code prohibits issuing state funds or granting state loans to persons who are delinquent in paying child support or other debt owed to the state, such as state taxes or a guaranteed student loan. If any party to the proposed transaction is subject to these provisions, the loan may not be completed until the delinquent amounts have been paid or the appropriate arrangements have been made. This prohibition extends to any business entity in which the delinquent debtor has at least a 25 percent interest.
- Certification of eligibility to participate in the Texas Veterans Home Loan or Home Improvement Program does not guarantee an interest rate on any loan. For information on locking in an interest rate on a home loan, please contact a VLB participating lender. For information on locking in an interest rate on a home improvement loan, please contact the VLB.
- To be eligible to participate in the Texas Veterans Home Loan or Home Improvement Program, the applicant must have successfully repaid any previous VLB loan. A loan is considered repaid when the account has been paid in full by the original veteran purchaser or last approved assignee. Any active VLB loans in programs other than the one for which application is being made must be in good standing.
- To be eligible for a Texas Veterans Home Loan, all new-construction homes must meet the U.S. Environmental Protection Agency's ENERGY STAR® rating as an energy efficient home or have a HERS Index score of 75 or less.

Texas Veterans Home Loan and Home Improvement Programs



Dear Texas Veteran:

After you have read the enclosed information, please contact a participating lender for a home loan application or the VLB directly for a home improvement loan application.

Home Loans

You may borrow up to \$417,000 through a participating lender to be used in conjunction with a VA, FHA or conventional loan (certain restrictions apply – contact your lender). The down payment will be determined by the lender. Two married, eligible veterans may have only one active Veterans Home Loan Program or Veterans Home Improvement Loan Program loan at one time.

Home Improvement Loans

The VLB processes all home improvement loans. The maximum loan amount is \$25,000. All home improvement loans must close at a title company or an attorney's office. All home improvement loans will require HUD Title I insurance. The VLB must be in first or second lien position.

No materials can be delivered nor can construction begin until the fourth business day after closing the loan. Also, the veteran cannot advance funds to the contractor or purchase materials until the state of Texas warrant is released to the veteran.

All property improvements should be completed within six months from the date of disbursement of loan proceeds.

All loans are subject to credit approval.

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Eligibility and Certification

Eligible Texas veterans can obtain a below-market interest rate loan of up to \$417,000 through the Texas Veterans Home Loan Program for the purchase of a primary residence in Texas or up to \$25,000 from the Veterans Land Board (VLB) to make improvements to their primary residence in Texas. All Texas Veterans Home Improvement Program loans must be originated by the VLB. The home loan is used in conjunction with a Veterans Administration (VA), FHA or conventional loan (certain restrictions apply – contact your lender).

Please note: Certification of eligibility to participate in the Veterans Home Loan or Home Improvement programs does not guarantee an interest rate on any loan. For information on locking in an interest rate on a home loan, please contact a VLB participating lender. For information on locking in an interest rate on a home improvement loan, please contact the VLB.

Eligibility Requirements

- At least 18 years of age.
- A Bona fide and legal resident of Texas on the date of application and meet the following requirements.

Service Requirements

- An active duty military member.
- A member of the Texas National Guard.
- A reserve component military member having completed 20 qualifying years for retirement.
- A Veteran having served at least 90 active duty days unless discharged sooner due to service connected disability and not discharged dishonorably.
- A surviving spouse of a Veteran listed as missing in action or whose death was service connected.

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Certification Procedures

1. Complete and submit the Request for Certification (Form 41) and Declaration of Eligibility (Form 42) to the VLB.
2. Submit proof of military service to the VLB. The following will be accepted as proof:
 - DD214 (Member 4 copy) or discharge paper,
 - Statement/Verification of service (required for active duty personnel; the statement must include home of record, or state of legal residence,
 - Report of Separation, or
 - Other documentation which proves home of record at time of entry into active duty, a discharge other than dishonorable, length of active service, and the branch of service.
3. VLB will determine if the proof of military service (DD214 or similar discharge document) shows Texas as the home of record at the time of entry into active duty. Please note that "Place of Entry" is not considered proof of "Home of Record". Active duty personnel stationed in Texas may be eligible upon completion and filing with the military of a Change of Residency Form (DD2058) indicating that the veteran has changed his legal residency to Texas. The applicant must submit a letter from the military personnel office on appropriate letterhead stating that the DD2058 has been filed.
4. A veteran may qualify for a lower interest rate in the Home Loan and Home Improvement Programs if eligible for the Veterans with Disabilities Program. The veteran must have a compensable service-connected disability of 30 percent or greater as verified by an Award Letter from the VA or Department of Defense Disability Retirement Orders (The VA Award Letter must be submitted to the lender.)

***For current interest rate discount information, visit our Web site at www.texasveterans.com or call our toll-free number 1-800-252-VETS (8387).**

All VLB interest rates and the disability discount are subject to change at any time.

5. Email, mail or fax the completed:
 - Request for Certification (Form 41),
 - Declaration of Eligibility (Form 42),
 - DD214 or other proof of military service

Email to: certs@glo.texas.gov

Fax to: 512-475-0936

Or mail to:

Texas Veterans Land Board

P.O. Box 12873

Austin, Texas 78711-2873

Please Note: All required documentation must be received before the certification process can be completed. Please allow up to three (3) business days to complete the certification process.

6. Once it has been determined that the applicant is an eligible Texas veteran, the veteran and the lender (if applicable) will be notified. A list of VLB participating lenders can be obtained by calling the toll-free number or by visiting our Web site at www.texasveterans.com.

All loans are subject to credit approval.

Texas Veterans Home Loan and Home Improvement Programs



Request for Certification

To be eligible to participate in the Texas Veterans Land Board (VLB) programs, the applicant must have successfully repaid any previous VLB loan. A loan is considered repaid when the account has been paid in full by the original veteran purchaser or last approved assignee. Any active VLB loans in programs other than the one for which application is being made must be in good standing.

Name of Veteran	_____ Last	_____ First	_____ Middle	_____ Date
Current Address	_____ Street or P.O. Box			_____ Social Security Number
	_____ City, State	_____ Zip + Four	_____ Date of Birth	
Veteran's Email Address	_____			
Name Of Lender (Home Loans only)	_____ Loan Officer		_____ Loan Processor	
Address	_____ Street or P.O. Box			_____ Telephone Number
	_____ City, State	_____ Zip + Four	_____ Fax Number (required)	
	_____ Lender Email Address (required)			

Loan Information: ☐ Texas Veterans Home Loan Program ☐ Texas Veterans Home Improvement Program
Term _____ Amount _____

Special Programs: You may qualify for an interest rate discount in the Veterans Home Loan and Home Improvement Loan Programs. Ask your lender about a discount available for Veterans with disabilities.

Note: All completed documentation supporting requests for the Veterans with Disabilities Discount must be submitted to the lender at the time of loan application.

Ethnicity (Optional): ☐ White ☐ Black ☐ Hispanic ☐ Native American ☐ Asian ☐ Other

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Veteran's Declaration of Eligibility

Please type or print.

Name

of Veteran

Last

First

Middle

Date

Address

Street or P.O. Box

Social Security Number

City

State

Zip Code

Home Phone Number

Work Phone Number

Fax Number

Veterans

Email Address

Are you currently a member of a Reserve or National Guard Unit or still subject to recall as a member of the Selected Reserve or Individual Ready Reserve (IRR)? ☐ Yes ☐ No

If yes, indicate which. (Give name of unit and location, if applicable.)

I, _____ (print name), _____ (Social Security number), hereby declare that I am applying for a loan under the Texas Veterans Home Loan or Home Improvement Program as a qualified veteran, **or as the unmarried surviving spouse of a qualified veteran**, under the provisions of the Veterans Home Loan Program, and that I desire to purchase, or improve, as the case may be, and hold said home for myself and no other person, and that I meet all applicable residency requirements for the loan for which I am applying.

Further, I have made no agreement to transfer or convey my interest in the home purchased or improved under this program to anyone else. I understand that I must occupy the home purchased or improved under this program as my principal residence for a period of three years from the date of the improvement or purchase of the home. I also understand that if I lease, transfer, sell or convey in whole or in part my interest in the home, the Texas Veterans Land Board (VLB) may escalate the interest rate on the loan or accelerate the principal and interest due on the loan, and/or pursue such other remedy or course of action as the VLB may deem appropriate and in the best interest of the program. I fully understand that my application will be subject to cancellation for making any false statement herein.

An applicant's military papers must show the home of record at the time of entry to be Texas or the applicant must be a bona fide resident of Texas at the time the application is made. (A "bona fide resident" is someone who is living in Texas with the intent to remain in Texas). This may include a Texas resident currently serving on active duty outside of Texas. Presence in Texas due solely to military service may not establish bona fide residency; however submission of a filed copy of a DD2058 may establish residency. Also note that the address the applicant lists as "Address after Separation" on the DD214 is not acceptable as proof of that Texas is the home of record. Active duty personnel stationed in Texas are eligible upon completion and filing of Change of Residence Form (DD2058) with the military.

Veteran's Signature